

RESOLUTION NO. A-_____

SPECIAL PERMIT NO. 277H

1 WHEREAS, Michael and Terri Dunlap have submitted an application designated as
2 Special Permit No. 277H for authority to amend Pine Lake Community Unit Plan to reduce the front
3 yard setback from 50 feet to 30 feet on property generally located at 6641 Eastshore Drive, and
4 legally described to wit:

5 Lot 20, Pine Lake Addition, located in the Southeast Quarter of
6 Section 15, Township 9 North, Range 7 East of the 6th P.M.,
7 Lancaster County, Nebraska;

8 WHEREAS, the real property adjacent to the area included within the site plan for
9 this reduction of the front yard setback will not be adversely affected; and

10 WHEREAS, said site plan together with the terms and conditions hereinafter set
11 forth are consistent with the intent and purpose of Title 27 of the Lincoln Municipal Code to promote
12 the public health, safety, and general welfare.

13 NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Lincoln,
14 Nebraska:

15 That the application of Michael S. and Terri Dunlap, hereinafter referred to as
16 "Permittee", to amend Pine Lake Community Unit Plan to reduce the front yard setback from 50
17 feet to 30 feet on the property legally described above, in order to bring the existing structure into
18 conformance and to permit the Permittee to construct an addition to the existing structure within
19 the adjusted setback, be and the same is hereby granted under the provisions of Section 27.63.320
20 and Chapter 27.65 of the Lincoln Municipal Code upon condition that construction and operation
21 of said addition be in strict compliance with said application, the site plan, and the following
22 additional express terms, conditions, and requirements:

1 1. This permit approves a reduction from a 50-foot to a 30-foot front yard on
2 Lot 20, Pine Lake Addition.

3 2. Before receiving building permits the construction plans must conform to the
4 approved plans.

5 3. Before occupying the new construction all development and construction
6 must be completed in conformance with the approved plans.

7 4. The site plan approved by this permit shall be the basis for all interpretations
8 of setbacks, yards, locations of buildings, location of parking and circulation elements, and similar
9 matters.

10 5. The terms, conditions, and requirements of this resolution shall be binding
11 and obligatory upon the Permittee, its successors, and assigns. The building official shall report
12 violations to the City Council which may revoke the special permit or take such other action as may
13 be necessary to gain compliance.

14 6. The Permittee shall sign and return the City's letter of acceptance to the City
15 Clerk within 30 days following approval of the special permit, provided, however, said 30-day period
16 may be extended up to six months by administrative amendment. The City Clerk shall file a copy
17 of the resolution approving the special permit and the letter of acceptance with the Register of
18 Deeds, filing fees therefor to be paid in advance by the Permittee.

19 7. The site plan as approved with this resolution voids and supersedes all
20 previously approved site plans, however, all resolutions approving previous permits remain in force
21 unless specifically amended by this resolution.

Introduced by:

01R-136

Approved as to Form & Legality:

City Attorney

Staff Review Completed:

Administrative Assistant

Approved this ____ day of _____, 2001:

Mayor